



HUNTINGTON BEACH PLANNING DEPARTMENT

MAJOR PROJECTS NEWSLETTER

NOVEMBER 2007

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Senior Center Update

The Planning Commission held a study session on the Conditional Use Permit on November 13 at their regular meeting. Although no action was taken, the hearing provided an overview of the project. The Planning Commission is scheduled to hold a study session on the EIR on November 27, which will review any potential environmental issues and, if any, their mitigation measures. A public hearing on the EIR and CUP is scheduled for Tuesday, December 11.

Staff Planner: Jennifer Villaseñor

Parkside Residential Update

The Parkside Estates project was approved with modifications by the California Coastal Commission on November 14. In 2002, the City Council approved an Environmental Impact Report, General Plan Amendment, Zoning Map Amendment, Local Coastal Program Amendment, Tentative Tract Map, Conditional Use Permit, and Coastal Development Permit for the development of approximately 50 acres on the west side of Graham St., south of Warner Ave. owned by Shea Homes. The City approved development included 170 single-family residential homes, an 8.2 acre public park, private open space, and many public infrastructure improvements. The next step is for the City Council to review and act on the Coastal Commission's modifications.

Staff Planner: Rami Talleh

Design Review Board Membership Under Review

The Planning Commission held a Study Session on October 23 to consider changing the membership composition of the Design Review Board (DRB). Currently, the Board is comprised of one Planning Commission member, two citizen at-large members, the Director of Planning (or his representative) and the Director of Public Works (or his representative). One possible alternative would be to replace the two staff positions with two additional citizen at-large members. The Commission requested additional information regarding the code requirements for processing DRB applications. A Zoning Text Amendment would need to be approved by the City Council to implement this or any other change to the DRB membership.

Staff Planner: Rosemary Medel

Beach Boulevard/Edinger Avenue Corridor Study Update

A Beach & Edinger study session will be scheduled for the City Council in January or early February 2008. While four community meetings have been held thus far, the next key step is to bring the recommendations of the Core Team and consultants developed to date for an informal review and discussion by the City Council. The purpose of the study session is to update City Council regarding the draft specific plan as it is being formulated. The objective is to obtain feedback and review before implementing details of the specific plan.

(continued)

Information on the continued progress of the Beach & Edinger Study can be obtained on at www.surfcity-hb.org **Staff Planner: Rosemary Medel**

Gun Range EIR Kick-Off

The Planning Department and Community Services Department held a kick-off meeting on the Environmental Impact Report on Tuesday, November 20. Earlier this year, the City selected RBF Consulting to prepare the EIR and Waterstone Environmental to prepare a Health Risk Assessment/Remedial Action Plan for the closed Gun Range site. The former gun range site is approximately 4.91 acres in size and is owned by the City of Huntington Beach. The Huntington Beach Police Officers Association constructed the current gun range improvements and operated the facility under a 20 year lease from the City. In the early 1990s, it became evident that the range needed rebuilding. Unstable soil caused by decomposing landfill was impacting the facility, and the public side of the facility was closed and demolished due to structural concerns. In 1997 the City terminated the lease due to safety concerns, and the gun range has been closed since. The EIR will analyze clean-up of the former gun range site. **Project Planner: Ricky Ramos**

Code Enforcement to Hold Workshop on Shopping Cart Ordinance

Earlier this year, the City Council passed Ordinance No. 3759, "Shopping Cart Containment and Retrieval Ordinance", to address stray and abandoned carts on city streets, sidewalks, and parks. In an effort to assist businesses in the development of containment and retrieval plans and meet the requirements of the ordinance, staff will be conducting a workshop on Thursday, November 29th, from 11:00 a.m. to 12:00 p.m. in Room B-8.

The workshop will provide businesses with an overview of the ordinance and guidance on how to develop and complete a cart containment and retrieval plan. The workshop will also provide businesses the opportunity to discuss questions directly with staff and network with other Huntington Beach businesses to collaborate on containment and retrieval strategies. **Project Planner: Bill Zylla**

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